

LIBER 15 PAGE 567
CERTIFICATE OF PUBLICATION
From THE NEWS-POST Frederick, Md.

PUBLIC SALE

VALUABLE REAL ESTATE

By virtue of a Decree of the Circuit Court for Frederick County, dated January 16, 1959, wherein C. Douglas Sager et. al. are Complainants, and A. Catharine Myers is Defendant, being No. 19,051 Equity, in the Circuit Court for Frederick County, the undersigned Trustee will offer for sale on the premises of the late John W. Sager, in New Midway, Frederick County, Maryland, on Saturday, the 6th day of June, 1959, at the hour of one o'clock, p.m. the following parcels of real estate of which the said John W. Sager died seized and possessed:

FIRST: All that parcel of land containing two acres, more or less, located in the village of New Midway, Frederick County, Maryland, having a frontage on the State Highway of approximately 110 feet, with a depth of approximately 700 feet on the northeast side and a depth of approximately 780 feet on the southwest side, and a width in the rear of about 140 feet along the tracks of the Pennsylvania Railroad Company.

This property is improved with a two and one-half story log house weatherboarded, with three rooms on the first floor and inclosed porch, in the rear, with four bedrooms on the second floor and small attic, large cellar with earth floor and good sized fireplace, chicken house, tool shed, corn crib, hog pen, meat house, with good well of water with hand pump in the yard. The house is located on one side of the lot with a good sized building lot on the other.

It being the same real estate conveyed to John W. Sager by deed from E. Lee Erb, Executor of Sarah Burdner, dated April 8, 1931, and recorded in Liber No. 378, folio 304, one of the Land Records for Frederick County.

SECOND: All those two unimproved lots of land located about two miles east of New Midway, in Johnsville District, on the Baker Road, containing in the aggregate ten acres and 35 perches, more or less, with a frontage of three hundred feet, more or less, on the Baker Road, and has a good stand of timber to the rear.

Being the same real estate conveyed to the said John W. Sager by the following deeds:

(1) Deed from Finkle H. Birely and wife, dated March 20, 1913, and recorded in Liber No. 314, folio 256, and

(2) Deed from Horace D. Radcliffe and wife, dated October 13, 1915, and recorded in Liber No. 314, folio 235, one of the Land Records for Frederick County.

Terms of sale as prescribed by Decree of Court—One-third of the purchase price to be paid in cash on day of sale or on ratification thereof by the Court, and the residue in three equal annual installments, the purchaser or purchasers giving his, her or their notes with approved security and bearing interest from day of sale, or all cash, at the option of the purchaser or purchasers.

A deposit of ten per cent of the purchase price will be required of the purchaser on day of sale.

Taxes to be adjusted to day of sale. Cost of conveyancing and federal stamps at the expense of the purchaser or purchasers.

WILLIAM M. STORM,
Trustee

Charles Roop, Auctioneer
William M. Storm, Attorney

The undersigned, Administrator of the Estate of John W. Sager, by virtue of an order of the Orphans' Court for Frederick County, dated April 20, 1959, will sell, at the residence of the late John W. Sager, in New Midway, Frederick County, Maryland, immediately following the sale of the above described real estate, the following articles of personal property, to-wit:

8 antique cane seat chairs, 2 antique chests of drawers, drop leaf table, 12 dining room chairs, antique rocker, 2 plank bottom chairs, organ, love seat, sideboard, antique cupboard, clock, some ironstone pieces, 2 chests, one small, two iron beds, one single, brass bed, 2 bureaus, 2 stands, rocker, kitchen range, leather couch, table, pictures and frames, fruit, dishes, bric-a-brac, garden tools, and other articles too numerous to mention.

Frederick, Md.June 9,....., 19...59.

This is to certify, That the annexed Public Sale
Advertisement.....was published in.....The News & The Post

A newspaper published in Frederick County, ~~once a week~~ for
three (3).....~~successive~~ weeks prior to the sixth.....
day of.....June....., 19.59.

THE NEWS-POST

Per.....Hes. B. Delaplaine

Filed June 10, 1959